



Housing For Adirondack Communities

Leslie Karasin

Adirondack Planning Forum April 2023



The Northern Forest Center is a **regional innovation and investment partner creating rural vibrancy** by connecting people, economy and the forest landscape.



STRENGTHENING COMMUNITIES

The Center fosters initiatives that keep young people and attract new residents eager to invest in community and steward the forest for future generations. Our programs help build active communities, create community assets and develop new leadership.

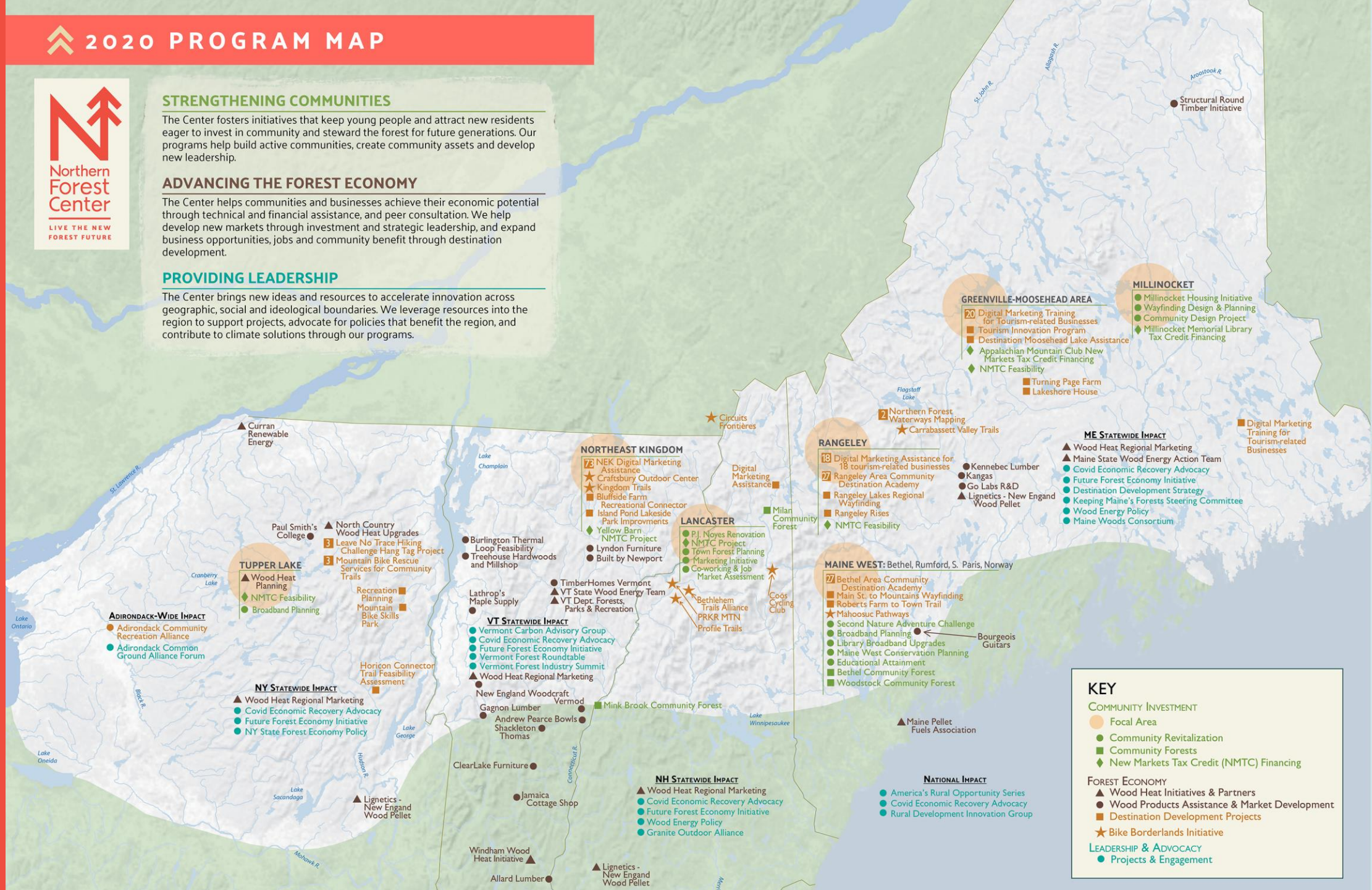
ADVANCING THE FOREST ECONOMY

The Center helps communities and businesses achieve their economic potential through technical and financial assistance, and peer consultation. We help develop new markets through investment and strategic leadership, and expand business opportunities, jobs and community benefit through destination development.

PROVIDING LEADERSHIP

The Center brings new ideas and resources to accelerate innovation across geographic, social and ideological boundaries. We leverage resources into the region to support projects, advocate for policies that benefit the region, and contribute to climate solutions through our programs.

The Northern Forest



KEY

COMMUNITY INVESTMENT

- Focal Area
- Community Revitalization
- Community Forests
- ◆ New Markets Tax Credit (NMTC) Financing

FOREST ECONOMY

- ▲ Wood Heat Initiatives & Partners
- Wood Products Assistance & Market Development
- Destination Development Projects
- ★ Bike Borderlands Initiative

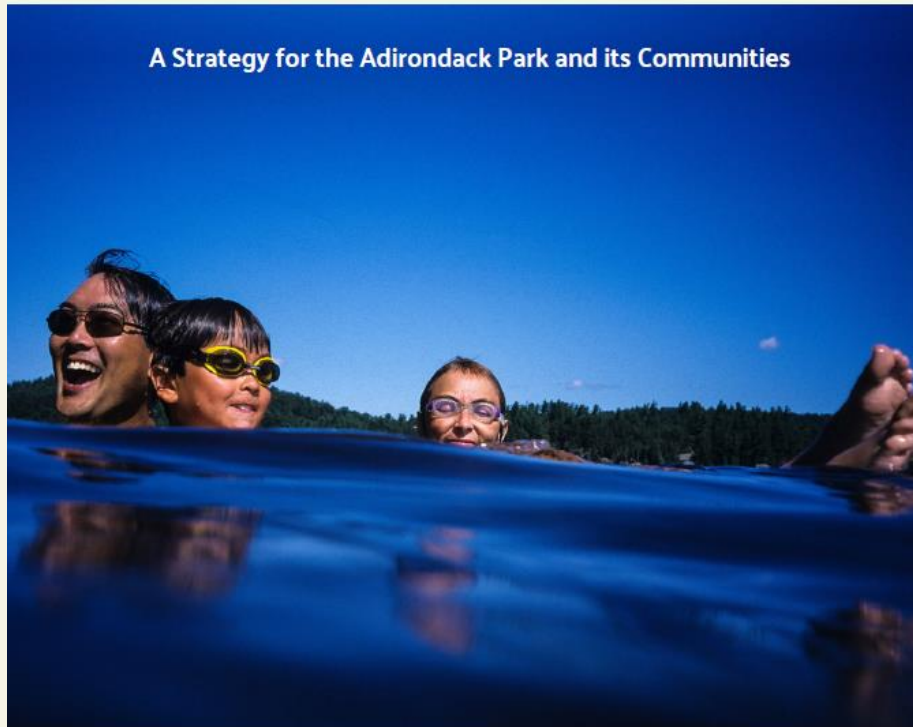
LEADERSHIP & ADVOCACY

- Projects & Engagement

⤴ Recruit and retain young people for community health

⤴ ATTRACTING NEW RESIDENTS

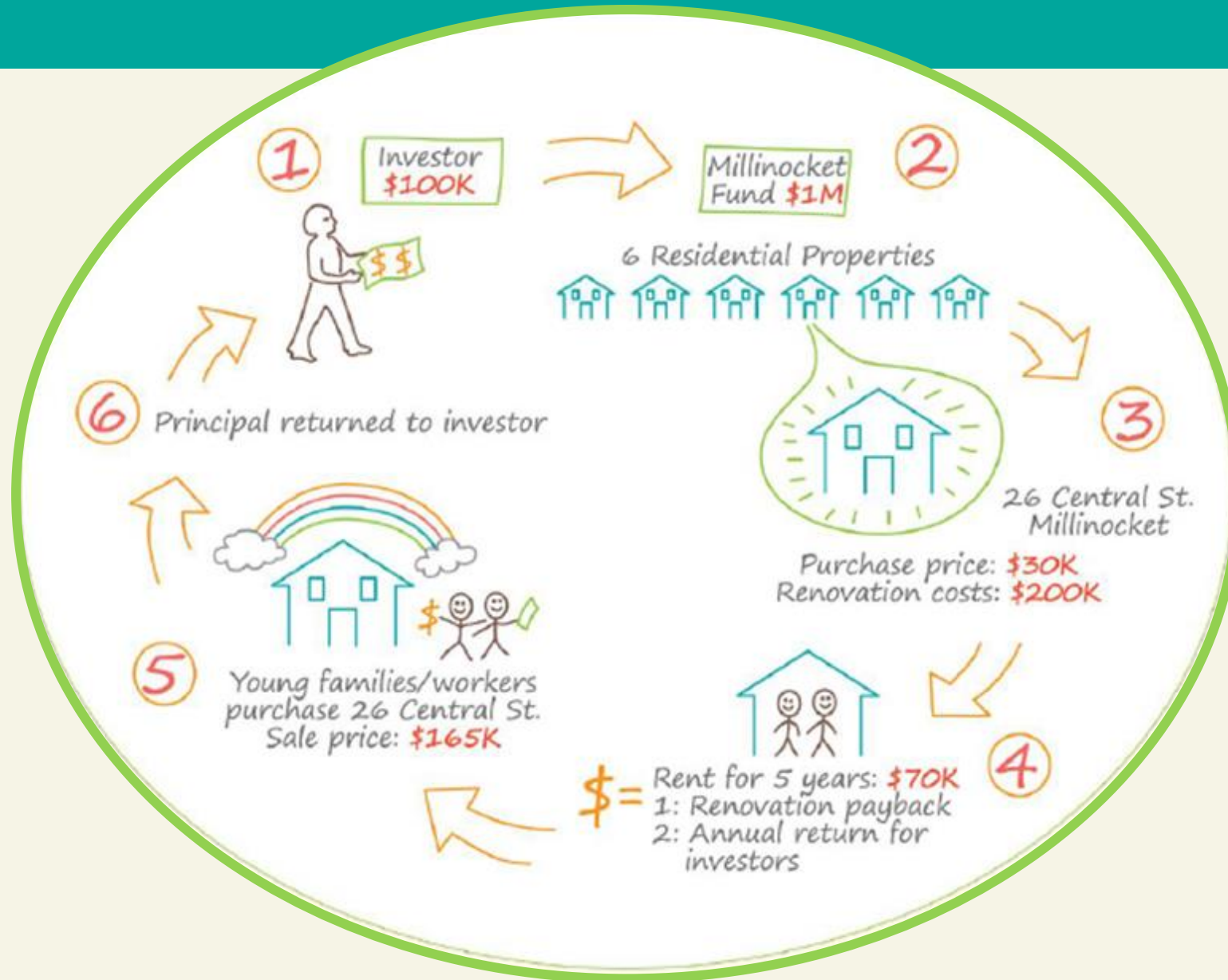
A Strategy for the Adirondack Park and its Communities



FEBRUARY, 2021

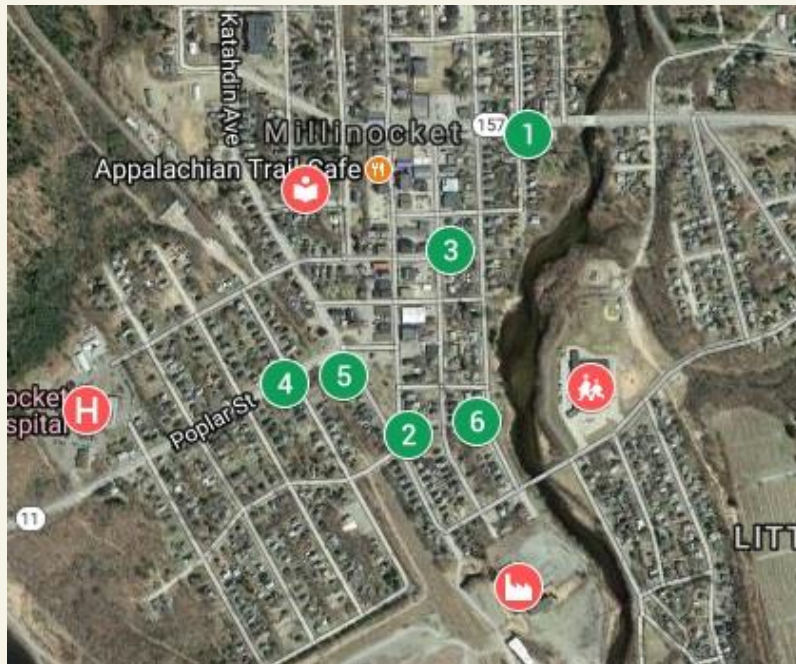


⌘ How Our Impact Fund Works



Creating Quality Housing in Millinocket, ME

To Baxter State Park



To Katahdin Woods and Water NP



- 1. Millinocket Public Library
- 2. Granite Street Elementary School
- 3. Great Northern Paper Mill Site
- 4. Millinocket Regional Hospital



⌘ Creating Quality Housing in Millinocket, ME



⌵ Parker J Noyes building, Lancaster, NH

Financials

\$1.6m debt
+ \$2.3m gifts, grants & tax credits

\$3.9m total project cost

Results

- Revitalization of a prominent but derelict building
- Expanded space for a natural foods marketplace
- Six new apartments



⌘ Parker J Noyes building, Lancaster, NH



Resident Kristen Kennett, a teacher in Lancaster, and her sons enjoy living one of the new apartments.



⤴ Bringing the model to Park Street, Tupper Lake



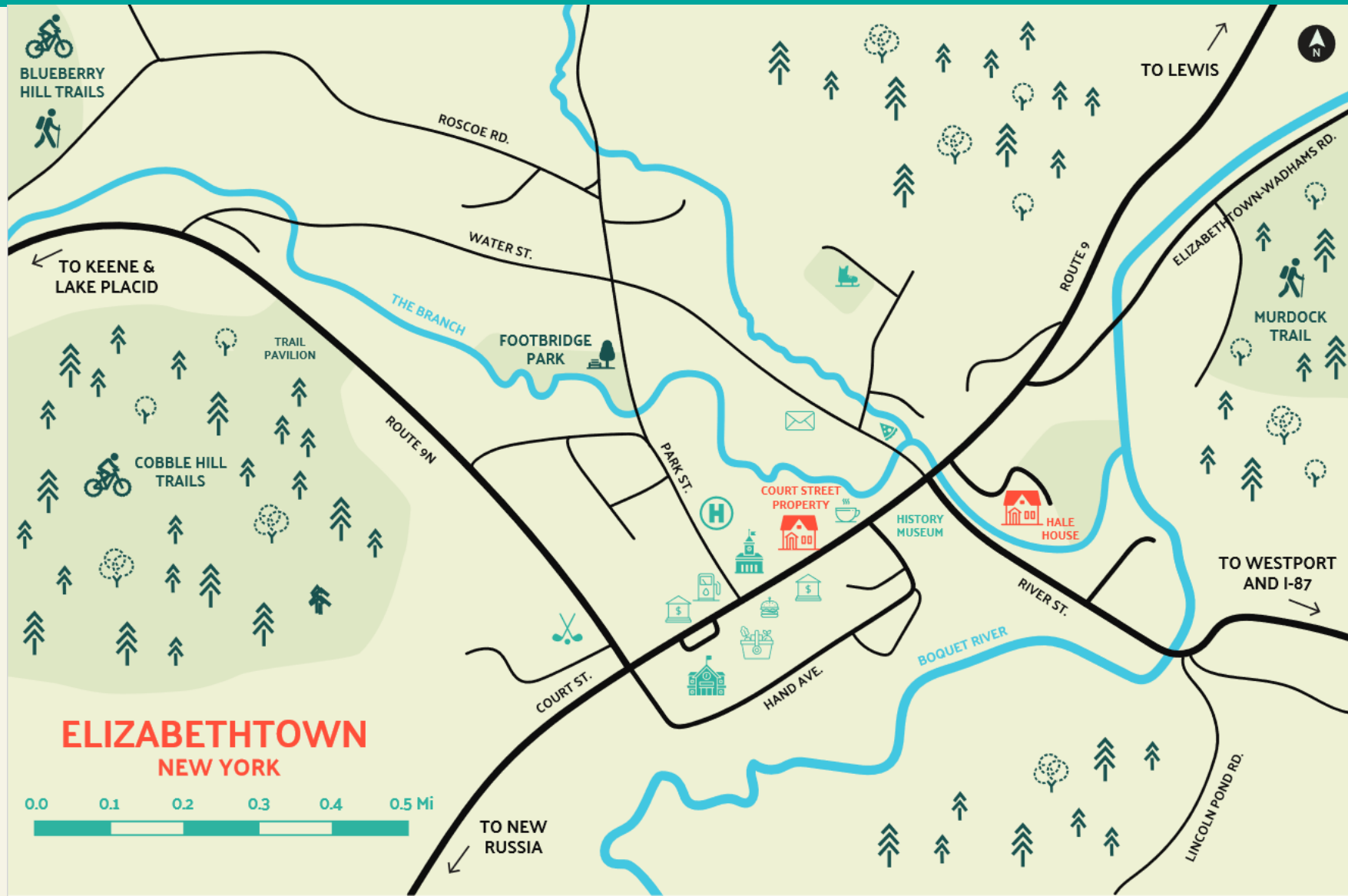
Current conditions

- 3 lots (179, 185, 187)
- 1 multi-family building
- 1 single-family
- Preliminary design phase

Targets

- 9+ total housing units
- Quality rental options
- Streetscape enhancements
- DRI target zone improvements

Next up: Elizabethtown



⌘ Ingredients for success



» Convening regional housing conversations & Providing regional resources



A Place to Start: Adirondack Housing Resources

**Accelerating Development of
Community Housing Solutions**

**March 1, 2023
Version 1.0**

 **ADIRONDACK
FOUNDATION**

 **25
Together
for Good
YEARS**

LIVE THE NEW FOREST FUTURE
Northern Forest Center
NORTHERNFOREST.ORG

adirondackfoundation.org/place-start-adirondack-housing-resource

⤴ For More Information

Leslie Karasin
Adirondack Program Director
518 637-2962
lkarasin@northernforest.org

www.northernforest.org

LIVE THE NEW FOREST FUTURE

 Northern Forest Center

NORTHERNFOREST.ORG